

Document No. 3347
Adopted at Meeting of 8/19/76
RESOLUTION OF THE BOSTON REDEVELOPMENT AUTHORITY
RE: FINAL DESIGNATION OF REDEVELOPER
APPROVAL OF FINAL WORKING DRAWING AND
SPECIFICATIONS
AUTHORIZATION FOR CONVEYANCE
DISPOSITION PARCEL L-34a
WASHINGTON PARK URBAN RENEWAL AREA
PROJECT NO. MASS R-24

WHEREAS, the Boston Redevelopment Authority, hereinafter referred to as the "Authority" has entered into a contract for loan and capital grant with the Federal Government under Title I of the Housing Act of 1949, as amended, which contract provides for financial assistance to the hereinafter identified project; and

WHEREAS, the Urban Renewal Plan for the Washington Park Urban Renewal Area, Project No. Mass R-24 hereinafter referred to as the "Project Area", has been duly reviewed and approved in full compliance with local, state and federal law; and

WHEREAS, the Authority is cognizant of the conditions that are imposed in the undertaking and carrying out of the urban renewal projects with federal financial assistance under said Title I, including those prohibiting discrimination because of race, color, sex, religion or national origin; and

WHEREAS, the Boston Redevelopment Authority has determined that the proposal as submitted conforms to the Washington Park Urban Renewal Plan, as amended;

WHEREAS, the Authority is cognizant of Chapter 781 of the Acts and Resolves of 1972 with respect to minimizing and preventing damages to the environment:

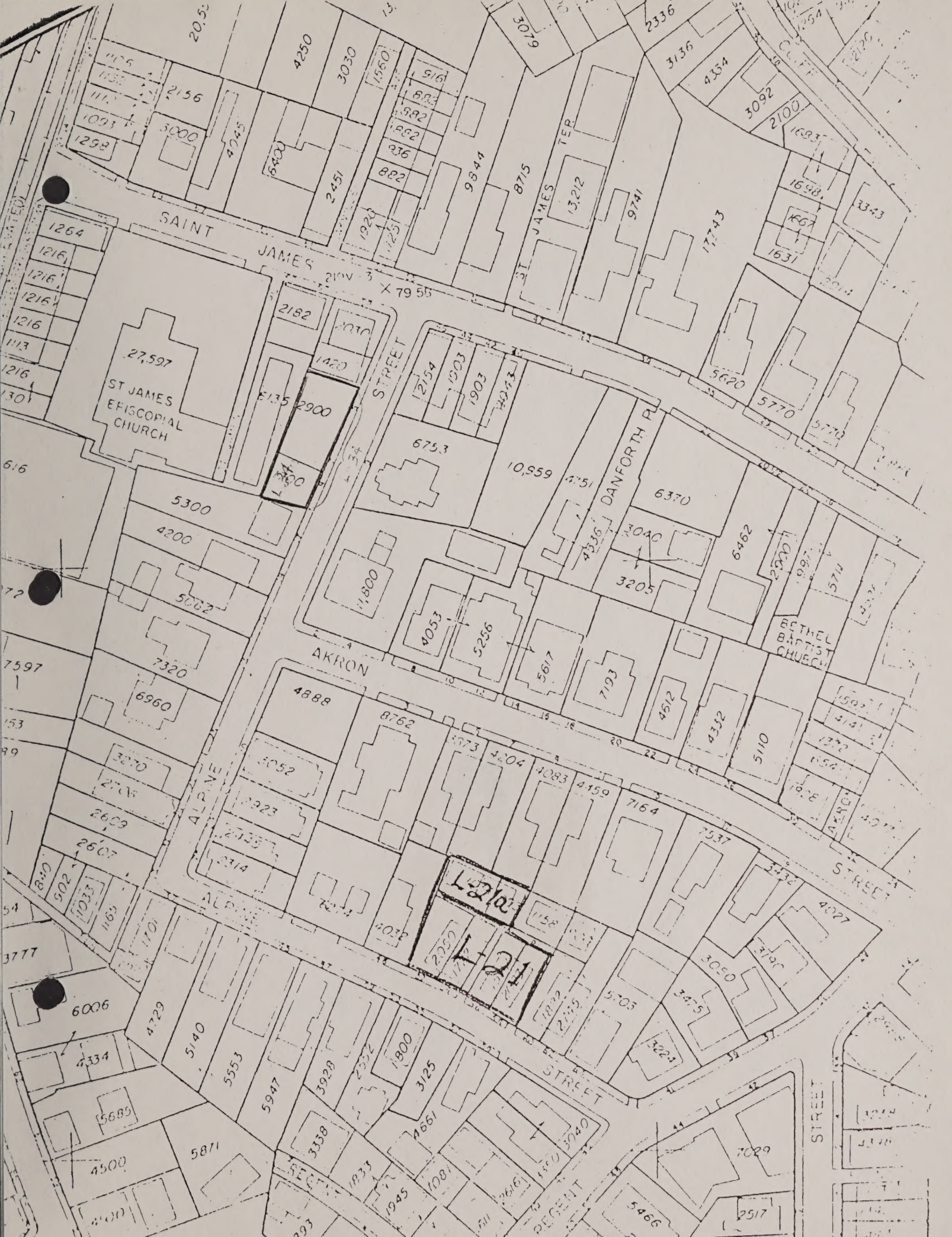
NOW, THEREFORE, BE IT RESOLVED BY THE BOSTON REDEVELOPMENT AUTHORITY:

1. That Mr. Walter J and Florence D Jones, be and hereby is tentatively as Redeveloper of Disposition Parcel L-34a in the Washington Park Urban Renewal Area.
2. That the Boston Redevelopment Authority hereby determines that the proposal for Disposition Parcel L-34a, and in the Washington Park Urban Renewal Area conform in all respects to the official Urban Renewal Plan, as amended, for the Project Area.
3. That it is hereby determined that Mr. and Mrs. Jones possesses the qualifications and financial resources necessary to acquire and develop the land in accordance with the Urban Renewal Plan for the Project Area.
4. That it is hereby found and determined that the proposed development will not result in significant damage to or impairment of the environment and further, that all practicable and feasible means and measures have been taken and are being utilized to avoid or minimize damage to environment.

5. That disposal of said parcels by negotiation is the appropriate method of making the land available for redevelopment.

6. That the Director is hereby authorized for and in behalf of the Boston Redevelopment Authority to execute and deliver a Land Disposition Agreement and Deed conveying Parcel L-34a, to Mr. Walter J and Florence D Jones, said documents to be in the Authority's usual form.

7. That the Secretary is hereby authorized and directed to publish notice of the proposed disposal transaction in accordance with Section 105 (E) of the Housing Act of 1949, as amended including information with respect to the "Redeveloper's Statement for Public Disclosure"



17 Alpine Street
Roxbury, Mass. 021
April 9, 1975

Mr. Fred Kasman
Boston Redevelopment Authority
New City Hall
Boston, Mass

Dear Mr. Kasman:

I am writing in reference to the property
(a vacant lot) abutting my property on the
northerly side at 17 Alpine Street of Roxbury,
Massachusetts.

For years, the lot has been an eyesore
in the community due to the lack of attention
except those times when I cut the tall
weeds and removed the debris piled
on lot by unconcerned individuals.

I should like to purchase the lot, beautify
it, and use for off-street parking of my car.
Therefore, I am writing to request information
or any assistance concerning the proper steps
to take to purchase the property.

Yours truly,
Walter J. Jones

PART I

F. REDEVELOPER'S STATEMENT FOR PUBLIC DISCLOSURE¹

REDEVELOPER AND LAND

1. a. Name of Redeveloper: Walter J. and Florence D. Jones (abutters)

b. Address of Redeveloper: 17 Alpine Street, Roxbury, Mass. 02119

2. The land on which the Redeveloper proposes to enter into a contract for, or understanding with respect to, the purchase or lease of land from

Boston Redevelopment Authority

(Name of Local Public Agency)

in Redevelopment Area #13

(Name of Urban Renewal or Redevelopment Project Area)

~~87-9 Alpine St.~~ Washington Park Project

in the City of Boston (Roxbury), State of Massachusetts
is described as follows²

A plot of land (I understand it is lot #34) adjacent to the northerly side of property of 17 Alpine Street in Roxbury, Mass., and located between St. James Street and the intersection of Akron and Alpine Streets.

~~87-9 Alpine Street~~

3. If the Redeveloper is not an individual doing business under his own name, the Redeveloper has the status indicated below and is organized or operating under the laws of None:

☐ A corporation.

☐ A nonprofit or charitable institution or corporation.

☐ A partnership known as

☐ A business association or a joint venture known as

☐ A Federal, State, or local government or instrumentality thereof.

☒ Other (explain) A resident who wish to extend yard area.

N/A 4. If the Redeveloper is not an individual or a government agency or instrumentality, give date of organization:

N/A 5. Names, addresses, title of position (if any), and nature and extent of the interest of the officers and principal members, shareholders, and investors of the Redeveloper, other than a government agency or instrumentality, are set forth as follows:

¹ If space on this form is inadequate for any requested information, it should be furnished on an attached page which is referred to under the appropriate numbered item on the form.

² Any convenient means of identifying the land (such as block and lot numbers or street boundaries) is sufficient. A description by metes and bounds or other technical description is acceptable, but not required.

- N/A a. If the Redeveloper is a corporation, the officers, directors or trustees, and each stockholder owning more than 10% of any class of stock¹.
- N/A b. If the Redeveloper is a nonprofit or charitable institution or corporation, the members who constitute the board of trustees or board of directors or similar governing body.
- N/A c. If the Redeveloper is a partnership, each partner, whether a general or limited partner, and either the percent of interest or a description of the character and extent of interest.
- N/A d. If the Redeveloper is a business association or a joint venture, each participant and either the percent of interest or a description of the character and extent of interest.
- N/A e. If the Redeveloper is some other entity, the officers, the members of the governing body, and each person having an interest of more than 10%.

NAME, ADDRESS, AND ZIP CODE

POSITION TITLE (if any) AND PERCENT OF INTEREST OR
DESCRIPTION OF CHARACTER AND EXTENT OF INTEREST

Walter J. & Florence D. Jones
17 Alpine Street, Roxbury, Mass. Owners of property

6. Name, address, and nature and extent of interest of each person or entity (not named in response to Item 5) who has a beneficial interest in any of the shareholders or investors named in response to Item 5 which gives such person or entity more than a computed 10% interest in the Redeveloper (for example, more than 20% of the stock in a corporation which holds 50% of the stock of the Redeveloper; or more than 50% of the stock in a corporation which holds 20% of the stock of the Redeveloper):

NAME, ADDRESS, AND ZIP CODE

DESCRIPTION OF CHARACTER AND EXTENT OF INTEREST

See #5 above

7. Names (if not given above) of officers and directors or trustees of any corporation or firm listed under Item 5 or Item 6 above: Walter J. and Florence D. Jones

B. RESIDENTIAL REDEVELOPMENT OR REHABILITATION

(The Redeveloper is to furnish the following information, but only if land is to be redeveloped or rehabilitated in whole or in part for residential purposes.)

¹ If a corporation is required to file periodic reports with the Federal Securities and Exchange Commission under Section 13 of the Securities Exchange Act of 1934, so state under this Item 5. In such case, the information referred to in this Item 5 and in Items 6 and 7 is not required to be furnished.

1. State the Redeveloper's estimates, exclusive of payment for the land, for:

- a. Total cost of any residential redevelopment: \$
- b. Cost per dwelling unit of any residential redevelopment: \$
- c. Total cost of any residential rehabilitation \$
- d. Cost per dwelling unit of any residential rehabilitation \$

2. a. State the Redeveloper's estimate of the average monthly rental (if to be rented) or average sale price (if to be sold) for each type and size of dwelling unit involved in such redevelopment or rehabilitation:

TYPE AND SIZE OF DWELLING UNIT	ESTIMATED AVERAGE MONTHLY RENTAL	ESTIMATED AVERAGE SALE PRICE
	\$	\$

A vacant lot no dwelling involved

N/A b. State the utilities and parking facilities, if any, included in the foregoing estimates of rentals;

N/A c. State equipment, such as refrigerators, washing machines, air conditioners, if any, included in the foregoing estimates of sales prices:

CERTIFICATION

I (We)¹ Walter J. Jones and Florence D. Jones
certify that this Redeveloper's Statement for Public Disclosure is true and correct to the best of my (our) knowledge and belief.²

Dated: April 25, 1975

Dated: April 25, 1975

Walter J. Jones
Signature

Florence D. Jones
Signature

17 Oelpine St., Raybury, Mass 02114
Address and ZIP Code

17 Oelpine St., Raybury, Mass 02114
Address and ZIP Code

¹ If the Redeveloper is an individual, this statement should be signed by such individual; if a partnership, by one of the partners; if a corporation or other entity, by one of its chief officers having knowledge of the facts required by this statement.
² Penalty for False Certification: Section 1001, Title 18, of the U.S. Code, provides a fine of not more than \$10,000 or imprisonment of not more than five years, or both, for knowingly and willfully making or using any false writing or document, knowing the same to contain any false, fictitious or fraudulent statement or entry in a matter within the jurisdiction of any Department of the United States.

MEMORANDUM

TO: Boston Redevelopment Authority

FROM: Robert T. Kenney

SUBJECT: Washington Park Urban Renewal Project Mass. K-24
Final Designation of Mr. Walter J and Florence D Jones
as developer of 9 Alpine Street, Parcel L-34a.

Mr. and Mrs. Walter Jones reside at 17 Alpine Street within the Washington Park Project Area. The Authority owns vacant land adjacent to their property at 5, 7 and 9 Alpine Street, designated as disposition parcel L-34 comprising 4600 square feet.

Mr. and Mrs. Jones have requested to purchase 9 Alpine Street, a parcel comprising 1700 square feet immediately adjacent to their home. They propose to landscape and partially pave this site for off street parking. The estimated cost for these improvements is one thousand dollars.

The proposed reuse is in conformance with the Washington Park Urban Renewal Plan and has been approved by the Authority's planning and design staff.

It is therefore recommended that Mr. Walter J and Florence D Jones be finally designated as developer for 9 Alpine Street, Parcel L-34a.

An appropriate resolution is attached.